

156.0

Map

0002

Block

0019.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 925,700 /

USE VALUE: 925,700 /

ASSESSED: 925,700 /

Total Card /

Total Parcel

925,700

925,700

925,700

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

| | | | |
|-----|--------|-------------------------|--|
| No | Alt No | Direction/Street/City | |
| 192 | | HILLSIDE AVE, ARLINGTON | |

Unit #:

Owner 1: TRUSLOW JESSICA

Owner 2: TRAPOTSIS ARTHUR

Owner 3:

Street 1: 192 HILLSIDE AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02476

Type:

| | | | | | |
|-------------------------|-----------|--------------------------------|------------|------------|-----------------|
| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
| 101 | 7544.000 | 461,700 | 11,600 | 452,400 | 925,700 |
| | | | | | |
| | | | | | |
| | | | | | |
| Total Card | 0.173 | 461,700 | 11,600 | 452,400 | 925,700 |
| Total Parcel | 0.173 | 461,700 | 11,600 | 452,400 | 925,700 |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | | 443.34 | /Parcel: 443.34 |

Legal Description

User Acct

103747

GIS Ref

GIS Ref

Total Land:

Land Unit Type:

Entered Lot Size

Parcel ID

156.0-0002-0019.0

!12215!

PREVIOUS ASSESSMENT

PRINT

Date

Time

12/30/21

14:10:09

LAST REV

Date

Time

08/27/21

08:48:31

danam

12215

PREVIOUS OWNER

Owner 1: ROSE JASON/ELIZABETH -

Owner 2: -

Street 1: 192 HILLSIDE AVE

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .173 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1925, having primarily Wood Shingle Exterior and 2088 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

| | | | |
|------|------------|--------|----------|
| Code | Descrip/No | Amount | Com. Int |
| | | | |
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| | | | | | | |
|------------|------|-------------|-----|---------|------|-------------|
| Item | Code | Description | % | Item | Code | Description |
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
| 101 | One Family | | 7544 | | Sq. Ft. | Site | | 0 | 70. | 0.86 | 7 | | | | | | | | | 452,422 | | | | | | 452,400 | |

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

| | | | | | | | | | |
|-----------------|-----------|------|-----------|-------------|------------|----|-----|-------|-------|
| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Notes |
| ROSE JASON/ELIZ | 51311-589 | | 6/16/2008 | Change>Sale | 630,000 | No | No | | |
| BERNSTEIN ALAN | 47129-321 | | 3/20/2006 | | 565,000 | No | No | | |
| MUESEL KIM MARI | 35696-380 | | 6/18/2002 | | 465,000 | No | No | | |
| CALIRI EDWARD/E | 25348-86 | | 5/17/1995 | | 198,000 | No | No | Y | |

BUILDING PERMITS

ACTIVITY INFORMATION

| | | | | | | | | |
|------------|--------|----------|---------|-----|------------|----------|------------|--------------------|
| Date | Number | Descrip | Amount | C/O | Last Visit | Fed Code | F. Descrip | Comment |
| 11/10/2020 | 1421 | Addition | 80,000 | O | | | | |
| 5/22/2018 | 669 | Addition | 234,000 | O | | | | |
| 1/21/2009 | 39 | Addition | 27,000 | | | G10 | GR FY10 | 12X301 STORY ADD O |
| 12/28/2007 | 1158 | Redo Bat | 11,000 | | | G9 | GR FY09 | |
| 1/16/2007 | 40 | Re-Roof | 6,000 | | | | | |
| 3/24/2004 | 192 | New Wind | 10,214 | | | | | 14 vinyl wndws |
| 2/5/1996 | 16 | | 5,000 | | | | | 5X11 2 STORY ADD |

Sign: VERIFICATION OF VISIT NOT DATA

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

AssessPro Patriot Properties, Inc